

UNITED STATES BANKRUPTCY COURT  
FOR THE WESTERN DISTRICT OF PENNSYLVANIA

IN RE: Barbara E. Conklin

Debtor(s)

U.S. Bank National Association, as indenture trustee, for  
the holders of the CIM Trust 2021-NR1, Mortgage-  
Backed Notes, Series 2021-NR1

Movant

v.

Barbara E. Conklin

Ray M. Conklin

Respondents

and

Ronda J. Winnecour, Trustee

Additional Respondents

BK. NO. 21-70290 JAD

CHAPTER 13

Related to Docket # 52

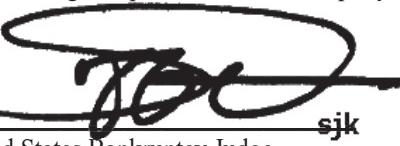
**DEFAULT O/E JAD**

**ORDER MODIFYING SECTION 362 AUTOMATIC STAY  
AND 1301 CO-DEBTOR RELIEF FROM STAY**

AND NOW, this 8thday of September 2022, at Pittsburgh, upon Motion of U.S. Bank National Association, as indenture trustee, for the holders of the CIM Trust 2021-NR1, Mortgage-Backed Notes, Series 2021-NR1, its successors and/or assigns, it is

**ORDERED THAT:** The Motion for Relief from the Automatic Stay of all proceedings is granted and the Automatic Stay of all proceeding, as provided under Section 362 of the Bankruptcy Abuse Prevention and Consumer Protection Act of 2005 (The Code), 11 U.S.C. Section 362, is modified with respect to the subject premises located at 6216 Morgan Run Road, West Decatur, PA 16878 ("Property"), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure. Additionally, any purchaser of the Property at Sheriff's Sale (or purchaser's assignee) may take any legal action for enforcement of its right to possession of the Property.

9/8/2022

  
sjk  
United States Bankruptcy Judge  
Jeffery A. Deller

FILED  
9/8/22 1:54 pm  
CLERK  
U.S. BANKRUPTCY  
COURT - WDPA

In re:  
Barbara E Conklin  
Debtor

Case No. 21-70290-JAD  
Chapter 13

## CERTIFICATE OF NOTICE

District/off: 0315-7

User: auto

Page 1 of 2

Date Rcvd: Sep 08, 2022

Form ID: pdf900

Total Noticed: 1

The following symbols are used throughout this certificate:

**Symbol**      **Definition**

- + Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

**Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Sep 10, 2022:**

Recip ID	Recipient Name and Address
db	+ Barbara E Conklin, 6216 Morgan Run Road, West Decatur, PA 16878-8426

TOTAL: 1

**Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.**

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

## BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, \*duplicate of an address listed above, \*P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

## NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Sep 10, 2022

Signature: /s/Gustava Winters

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## CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on September 8, 2022 at the address(es) listed below:

Name                          Email Address

Brian Nicholas

on behalf of Creditor U.S. Bank National Association as indenture trustee, for the holders of the CIM Trust 2021-NR1, Mortgage-Backed Notes, Series 2021-NR1 bnicholas@kmllawgroup.com

Kenneth P. Seitz

on behalf of Debtor Barbara E Conklin thedebterasers@aol.com

Maria Miksich

on behalf of Creditor U.S. Bank National Association as indenture trustee, for the holders of the CIM Trust 2021-NR1, Mortgage-Backed Notes, Series 2021-NR1 mmiksich@kmllawgroup.com

Office of the United States Trustee

ustpregion03.pi.ecf@usdoj.gov

Rebecca Solarz

on behalf of Creditor U.S. Bank National Association as indenture trustee, for the holders of the CIM Trust 2021-NR1, Mortgage-Backed Notes, Series 2021-NR1 bkgroup@kmllawgroup.com

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User: auto

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Date Rcvd: Sep 08, 2022

Form ID: pdf900

Total Noticed: 1

Ronda J. Winnecour

cmeccf@chapter13trusteewdpa.com

TOTAL: 6